

Received Kennebec SS.  
08/10/2009 11:06AM  
# Pages 1 Attest:  
BEVERLY JUSTIN-HATHEWAY  
REGISTER OF DEEDS

**TRANSFER  
TAX  
PAID**

**WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS, That I, Diane M. Cosseboom, of 10 Pleasant Hill Drive, Waterville, ME 04901 in consideration of One Dollar (\$1.00) and other valuable consideration paid by Rita M. Nasr, the receipt whereof I do hereby acknowledge, do hereby give grant, bargain, sell and convey unto the said Rita M. Nasr, his/her heirs and assigns forever, with WARRANTY covenants that certain lot or parcel of land, together with any improvements and buildings thereon, situated in the Waterville, Kennebec County, and State of Maine, described as follows:

(10 Pleasant Hill Drive, Waterville, Kennebec County, Maine)

A certain lot or parcel of land, with the buildings thereon, situated in the Town of Waterville, County of Kennebec and State of Maine, located at the Intersection of Pleasant Hill Drive and Penny Lane, bounded and described as follows:

Beginning at an iron pin marking the Southwesterly corner of Lot 6; thence heading N 29° 45' 55" E two hundred and three one hundredths feet (200.03') along Lot 5 to an iron pin marking the Northwestern corner of said Lot 6; thence heading S 60° 14' 01" E, one hundred and sixty and no one hundredths (160') along land owned by Horace Marcoux to an iron pin marking the northeasterly corner of said Lot 6; thence heading S 29° 45' 59" W two hundred and three one hundredths feet (200.03') along Lot 7 to an iron pin marking the Southeasterly corner of said Lot 6; thence heading N 60° 14' 01" W one hundred sixty and no one hundredths feet (160') along Pleasant Hill Drive right of way to the beginning point.

Lot 6 is subject, however, to a CMP Co. easement fifty feet (50.00') wide beginning on the easterly line and running parallel with the northerly line to the westerly line recorded in Kennebec County Registry of Deeds in Book 1540, Page 197, also shown on subdivision Plan titled "Ridge Road Development Final Plat".

Meaning and intending to convey said Lot 6 as per recorded Subdivision Plan entitled "Ridge Road Development" and recorded June 22, 1977 in the Kennebec County Registry of Deeds, Plan File D-77074, as revised by File Number D-76115.

This conveyance is made subject to all restrictions and covenants of record including those required by the Maine Department of Environmental Protection, dated June 8, 1993 and recorded in said Registry of Deeds, Book 2575, Page 93.

Reference is hereby made to a Quitclaim Deed from Federal National Mortgage Association to Diane M. Cosseboom dated December 2003 and recorded in the Kennebec County Registry of Deeds in Book 7883, Page 1.

**TO HAVE AND TO HOLD** the aforegranted and bargained premises with all the privileges and appurtenances thereof to the said Rita M. Nasr, his/her heirs and assigns, to them and their use and behoof forever.

IN WITNESS WHEREOF, I, Diane M. Cosseboom have hereunto set my hand and seal this 5 day of AUGUST, in the year of our Lord Two Thousand and Nine.

Robert S. Morrill  
WITNESS

Diane M. Cosseboom  
Diane M. Cosseboom

STATE OF MAINE  
KENNEBEC, SS.

AUGUST 5, 2009

Personally appeared the above named, Diane M. Cosseboom, and acknowledged the above instrument to be his/her free act and deed.

ROBERT S. MORRILL  
NOTARY PUBLIC - MAINE  
MY COMMISSION EXPIRES 01-23-2011

Before Me,

Robert S. Morrill  
Notary Public/Attorney at Law

Cheryl Subban

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